

# **\$1,025,000 - 21a 53521 Rge Rd 272, Rural Parkland County**

MLS® #E4427518

**\$1,025,000**

3 Bedroom, 2.50 Bathroom, 1,851 sqft

Rural on 1.00 Acres

Century Gates, Rural Parkland County, AB

Removed from the noise of the city and tucked away in a quiet cul de sac minutes from Spruce Grove awaits an executive 45+ bungalow in a gated community with all the elegance a class you could ask for. This custom built 1,850sqft, 3 bed +den 2.5 bath home features an abundance of upgrades incl. soaring vaulted ceilings, built in sound system, central A/C, s/s appliances w/ gas range and pot filler, upgraded lighting throughout, 20x16 storage shed, a generous primary w/ spa-like ensuite retreat w/ his & hers sinks, multiple shower heads & soaker tub PLUS a walk-in closet, covered deck, IN-FLOOR heat in the ensuite, basement and in your 1,300+sqft oversized garage w/ mezzanine and cargo elevator. Downstairs hosts the additional bedrooms, rec room, exercise room, laundry room and is perfect for those cozy nights in with the ambience of the wood burning stove. The backyard is pristine and is the perfect mix of trees & privacy without the hassle of acreage living. This home is sure to exceed your expectations!

Built in 2015

## **Essential Information**

MLS® #

E4427518



Price	\$1,025,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,851
Acres	1.00
Year Built	2015
Type	Rural
Sub-Type	Half Duplex
Style	Bungalow
Status	Active

### Community Information

Address	21a 53521 Rge Rd 272
Area	Rural Parkland County
Subdivision	Century Gates
City	Rural Parkland County
County	ALBERTA
Province	AB
Postal Code	T7X 3M5

### Amenities

Features	Air Conditioner, Ceiling 10 ft., Deck, Detectors Smoke, R.V. Storage, HRV System
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### Interior

Interior Features	ensuite bathroom
Heating	Forced Air-1, In Floor Heat System, Natural Gas
Fireplace	Yes
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood
Exterior Features	Cul-De-Sac, Fenced, Flat Site, Fruit Trees/Shrubs, Gated Community, Landscaped, Level Land, Private Setting
Construction	Wood

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      March 26th, 2025  
Days on Market                33  
Zoning                              Zone 70  
Condo Fee                        \$565

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